


CERTIFICATION PURSUANT TO KRS 81A.470

I CERTIFY THAT I AM THE DULY QUALIFIED CLERK OF THE CITY OF PINEVILLE, KENTUCKY, AND
CERTIFY THAT THE ANNEXATION ORDINANCE DATED DECEMBER 21, 1992 IS A TRUE, CORRECT
AND COMPLETE COPY DULY ADOPTED BY THE PINEVILLE CITY COUNCIL DECEMBER 21, 1992 AS
APPEARS IN THE OFFICIAL RECORDS OF SAID CITY.

WITNESS, MY HAND AND SEAL THIS 21ST DAY OF DECEMBER 1992.



Leah Gambrel

LEAH GAMBREL, CITY CLERK/TREASURER

RECEIVED AND FILED
DATE October 20, 2014

ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Handie Adkinson

PINEVILLE CITY ORDINANCE NO.

TITLE:

Annexation of a portion of property
owned by Mapco Petroleum, Inc.
Located on Highway 25-East, Pineville,
Kentucky.

DOCUMENT NO: 150231
RECORDED: June 24, 2014 03:15:00 PM
TOTAL FEES: \$32.00
TRANSFER TAX: \$3.00
COUNTY CLERK: ROSS LITCKS
DEPUTY CLERK: JENNIFER BARNETT
BOOK: 0363 PAGES: 131 - 133

INTRODUCTION:

BE IT ORDAINED BY THE CITY OF PINEVILLE, KENTUCKY,
that of the property adjacent to the present boundaries of
the City, more particularly described in the accompanying
Deed of Conveyance (Exhibit I), and depicted in the Map of
the City of Pineville and its boundaries (Exhibit II), be
and the same hereby is this day annexed within the City
Limits of Pineville, Kentucky. This action is taken on
behalf of the City of Pineville since it is desirable to
annex the unincorporated territory to further the city's
interests by expanding its tax base as well as inhibiting
criminal activity by allowing the city to patrol within the
subject area of annexation.

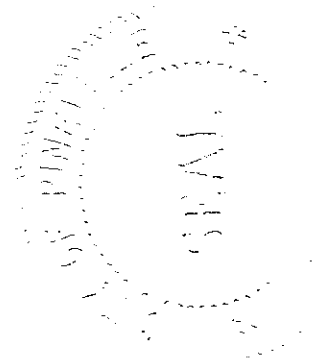
In light of the fact that the owner of record of
the property consents in writing to annexation, and there
being no further need for delay in this action, the City of
Pineville hereby enacts this ordinance annexing the portion
of property described herein within the city's limits.



Robert L. Madon
Robert L. Madon, Mayor
City of Pineville
Leah Hanf
City Clerk

FIRST Reading 12-14-92
Second Reading 12-21-92

Exhibit C



PINEVILLE CITY ORDINANCE NO.

TITLE:

Annexation of a portion of property
owned by Mapco Petroleum, Inc. (Mapco).
Located on Highway 25-East, Pineville,
Kentucky.

INTRODUCTION:

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subject area of annexation.

In light of the fact that the owner of record of
the property consents in writing to annexation, and there
being no further need for delay in this action, the City of
Pineville hereby enacts this ordinance annexing the portion
of property described herein within the city's limits.



Robert L. Madon

Robert L. Madon, Mayor
City of Pineville

Leah Garbup
City Clerk

FIRST Reading 12-14-92

Second Reading 12-21-92

NOV 3 PAID

STATE OF TENNESSEE)

COUNTY OF _____)

KNOW ALL MEN BY THESE PRESENTS that the undersigned, Checker Oil Co., Inc., for and in consideration of One Dollar (\$1.00) and other good and valuable considerations cash in hand paid to it by Petroleum Facilities, Inc., the receipt of which is hereby acknowledged, has this day bargained and sold and does hereby bargain, sell, grant, transfer, and convey unto Petroleum Facilities, Inc., its successors and assigns, in fee simple, the following described parcel of real property lying and situated on the north side of U. S. Highway No. 25-E and near and outside the corporate limits of the City of Pineville in Hall County, Kentucky, and more particularly described as follows:

BEGINNING at a nail in the North right-of-way line of U. S. Highway 25-E, where the same is bisected by the property line between Herndon J. Evans and Jesse L. Mason et ux., said point being North 28-03 East and 40 feet, more or less, from the above-mentioned highway centerline station 30+68.27; thence with said property line North 28-03 East 122.9 feet to Cumberland River; thence upstream with the Cumberland River and leaving the Mason line, South 57-45 East 120.5 feet to a stake; thence South 80-45 East 265.0 feet to a stake; thence South 46-59 East 91.1 feet to a stake; thence North 78-09 East 54.0 feet to a stake in the mouth of Mile Branch; thence leaving the Cumberland River and with the Mile Branch, South 22-36 West 50.0 feet to a stake in center of old County Road rock culvert; thence continuing up Mile Branch, South 50-36 West 59.2 feet to a stake in center of Mile Branch and in the North right-of-way line of the U. S. Highway 25-E and being 150 feet from the centerline of said U. S. Highway 25-E; thence with the said highway right-of-way and leaving the said Mile Branch, North 73-14 West 56.0 feet to a stake, said stake being in the radial line of said highway centerline station 26+00 and 150 feet from said highway centerline station; thence with said highway station 26+00 radial, South 18-01 West 80 feet to a stake; thence North 70-44 West 48.08 feet to a stake in highway station 26+50 radial and 80 feet from said highway centerline station 26+50, and being the southwest corner of the Commonwealth of Kentucky permanent easement; thence with the centerline station 26+50 radial, South 20-31 West 50 feet to a stake in the north right-of-way of said U. S. 25-E highway and being 40 feet from said highway centerline station 26+50 and in radial of said highway centerline station 26+50; thence continuing with said highway north right-of-way line and 40 feet from centerline of said highway and with a 5-degree curve to the right, North 68-14 West 48.36 feet; North 65-44 West 48.36 feet; North 63-14 West 48.36 feet; North 60-44 West 48.36 feet; North 58-14 West 48.36 feet; North 55-44 West 48.36 feet; North 53-14 West 48.36 feet; North 50-44 West 48.36 feet; thence North 49-01 West 18.27 feet to the beginning; containing 1.88 acres, more or less, by survey of L. C. McIntyre, Surveyor, dated August 31, 1967.

SUBJECT, HOWEVER, to a permanent easement and rights granted to the Commonwealth of Kentucky, for the use and benefit of the Department of Highways, by deed from Herndon J. Evans and wife, dated August 21, 1963, of record in the Bell County Court Clerk's Office in Deed Book 180, page 673; the description of that portion of the above-described property contained in said easement being as follows:

BEGINNING with a stake in the North right-of-way line 90 feet from U. S. 25E highway centerline station 26+50 and being in the radial of said station 26+50; thence continuing with said

This instrument prepared by

Exhibit I.

DEC- 1-82 TUE 15:04

P. 06

station 26+50 radial, North 20-31 East 172.9 feet to a stake at the Cumberland River; thence up Cumberland River as it meanders; South 48-69 East 91.1 feet to a stake; thence North 79-09 East 54.0 feet to a stake in the mouth of Mile Branch; thence leaving the Cumberland River and with the Mile Branch, South 22-36 West 60.0 feet to a stake in center of Old County Road rock culvert; thence continuing up Mile Branch, South 50-36 West 59.2 feet to a stake in center of Mile Branch and in the north right-of-way line of the U. S. Highway 25-E, and being 150 feet from the centerline of said U. S. Highway 25-E; thence with the said highway right-of-way and leaving the said Mile Branch, North 73-14 West 58.0 feet to a stake, said stake being in the radial line of said highway centerline station 26+00 and 150 feet from said highway centerline station; thence with said highway station 26+00 radial, South 18-01 West 60.0 feet to a stake; thence North 70-44 West 46.08 feet to the beginning, containing 0.33 acre, more or less, by survey of L. C. McIntyre, Surveyor, dated August 31, 1987.

TO HAVE AND TO HOLD the above described property, together with all rights and hereditaments thereunto appertaining or belonging, unto the said Petroleum Facilities, Inc., its successors and assigns, in fee simple.

And the undersigned, Checker Oil Co., Inc., for itself, its successors and assigns, does hereby covenant to and with the said Petroleum Facilities, Inc., its successors and assigns, that it is lawfully seized and possessed of the above described property and has a good and legal right to sell and convey the same, that the same is unencumbered except as hereinabove set forth, and that it will warrant and forever defend the title to the same to the said Petroleum Facilities, Inc., its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said Checker Oil Co., Inc., has caused its name to be subscribed hereunto by the undersigned officials, they being authorized so to do, on this 15 day of November, 1969.

\$42.00 STATE TAX
PAID NOV 18 1969

CHECKER OIL CO., INC.

By Brandon A. Huan President
Virginia Charles Secretary

STATE OF TENNESSEE

COUNTY OF Knox

I, W. H. Hagan, a Notary Public in and for the state and county aforesaid, certify that the foregoing deed to Petroleum Facilities, Inc., bearing date of Nov 15, 1969, was this day presented to me in my said state and county by Brandon A. Huan and Virginia Charles, respectively, of Checker Oil Co., Inc., who acknowledged the same before me to be their voluntary act and deed in due form of law.

Given under my hand and official seal this 15th day of November, 1969.

W. H. Hagan
Notary Public

My commission expires: 3/17/70

734

STATE OF KENTUCKY

COUNTY OF BELL -ss-

I, Zella Parrott, Clerk within and
for the state and county aforesaid, do hereby
certify that the foregoing DEED OF CONVEYANCE
from CHECKER OIL CO., INC.
TO PETROLEUM FACILITIES, INC.

WAS this day lodged for record, whereupon the
same together with this and the foregoing
certificate has been duly recorded in DEED
----- Book No. 199 at page No. 785&c.
record of my said office.

GIVEN under my hand this the 18th.
day of November 1969.

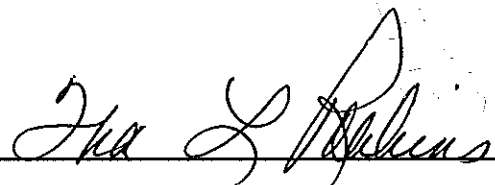
ZELLA PARROTT, CLERK

BY: Jennie W. Young
Jennie W. Young
Deputy Clerk

CERTIFICATION PURSUANT TO KRS 81A.470

I CERTIFY THAT I AM THE DULY QUALIFIED CLERK OF THE CITY OF PINEVILLE, KENTUCKY, AND THE FOLLOWING PAGES OF THE RESOLUTION DATED APRIL 22, 2014, ARE TRUE, CORRECT AND COMPLETE COPY DULY ADOPTED BY THE CITY COUNCIL AT A DULY CONVENED MEETING HELD ON APRIL 22, 2014, ALL AS APPEARS IN THE OFFICIAL RECORDS OF THE CITY.

WITNESS, MY HAND AND THE SEAL OF THE CITY, THIS THE 22ND DAY OF APRIL 2014.



A handwritten signature in cursive script, appearing to read 'Ina L. Robbins', is written over a horizontal line.

INA L. ROBBINS, CLERK/TREASURER
CITY OF PINEVILLE, KENTUCKY

RECEIVED AND FILED
DATE October 20, 2014

ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Handie L. Landon

RESOLUTION FOR MAPCO PROPERTY

A RESOLUTION ADOPTING A MODERN AND ACCURATE LEGAL DESCRIPTION OF TERRITORY PREVIOUSLY ANNEXED BY ORDINANCE

WHEREAS, the City of Pineville has enacted numerous ordinances annexing Property into the corporate limits of the City of Pineville; and

WHEREAS, each individual annexation contains a prior survey prepared by now unknown individual, and further reference documentation that is no longer in existence; and

WHEREAS, the City wishes to provide a modern, accurate, easily identifiable legal description reflecting bearings and coordinates based upon the state plane coordinate system, including relevant GPS and GIS data, same having been certified by a professional land surveyor for each prior annexation; and

WHEREAS, the City does not intend to amend or replace its prior ordinance annexing, but rather to interpret the defined boundaries of the territory previously annexed and adopt a modern and accurate legal description of territory previously annexed.

WHEREAS, the original ordinance was passed at the First Reading on December 14, 1992 and the Second Reading on December 21, 1992. Therefore, it passed by vote of Pineville City Council.

WHEREAS, because of a clerical error the original ordinance was not recorded at the time of its enactment. It has since been recorded in Ordinance Book ____, page ____, a copy is attached hereto as Exhibit "C"

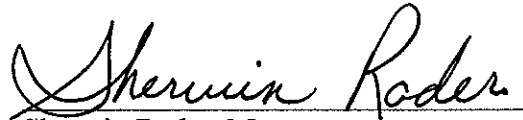
NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PINEVILLE, KENTUCKY:

1. That the City Council of the City of Pineville hereby adopts the following legal description, and a plat attached hereto as prepared by Dempsey Miracle, Jr. Licensed Professional Land Surveyor No. 3454 by new survey as an accurate description of the property previously annexed into the corporate city limits of the City of Pineville by Ordinance dated December 21, 1992 a copy of which attached hereto and hereby adopts said new legal description and plat as the official legal description and plat to be adopted by the City for all purposes when referencing this prior annexation.

2. This new legal description as prepared by Dempsey Miracle, Jr., a Professional Land Surveyor No. 3454 is as follows:

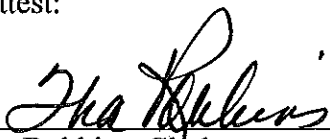
See attached Exhibit ____ for said Legal Description
See Attached Exhibit ____ for said Annexation Plat

Adopted unanimously upon proper motion, second and vote on this the 22 day of
April, 2014.



Sherwin Rader, Mayor
City of Pineville, Kentucky

Attest:



Ina Robbins, Clerk
City of Pineville, Kentucky

Annexation Description

The Purpose of this description is to describe a tract of land annexed by ordinance dated December 21, 1992. The following description is based on information derived from the deed plots and highway right of way data. The deeds were found in the records of the Bell County Court Clerk's Office. Field surveys were performed only to the point of establishing state plane values on the features and locating some on the corners on the critical tracts effecting this description, this description is based wholly on the information listed above, this area generally lies East of 25 E and north of the floodwall, commonly known as the Petroleum Facilities, Inc. and being more particularly described as follows,

Beginning at the current city limits line which has a Kentucky South Zone state plane Coordinate Value of N 162,862.27, E 2,597,405.36;
Thence leaving said line N86°51'16"W, 36.39 feet;
Thence N77°15'25"W, 104.59 feet;
Thence N66°22'22"W, 48.51 feet;
Thence N59°9'9"W, 193.59 feet;
Thence N55°18'57"W, 61.00 feet, a common point with the 25E right of way and the tract described to the City of Pineville in Deed Book 293 at Page 103;
Thence leaving the right of way and along the North property line of Petroleum Facilities, Inc. N28°3'0"E, 175.48 feet to the point where the property line meets the North City Limit Line, said point having state plane coordinates N 163,195.63 E 2,597,088.72
Thence continuing with the Petroleum Facilities property line and the existing city limits line S53°06'24"E, 18.38 feet;
Thence S69°26'08"E, 85.21 feet;
Thence S87°51'48"E, 134.74 feet;
Thence S77°53'17"E, 214.21 feet;
Thence S26°42'01"W, 271.35 feet to the point of beginning.

The above described parcel contains \pm 2.38 acres (103497.47 sq. ft.)

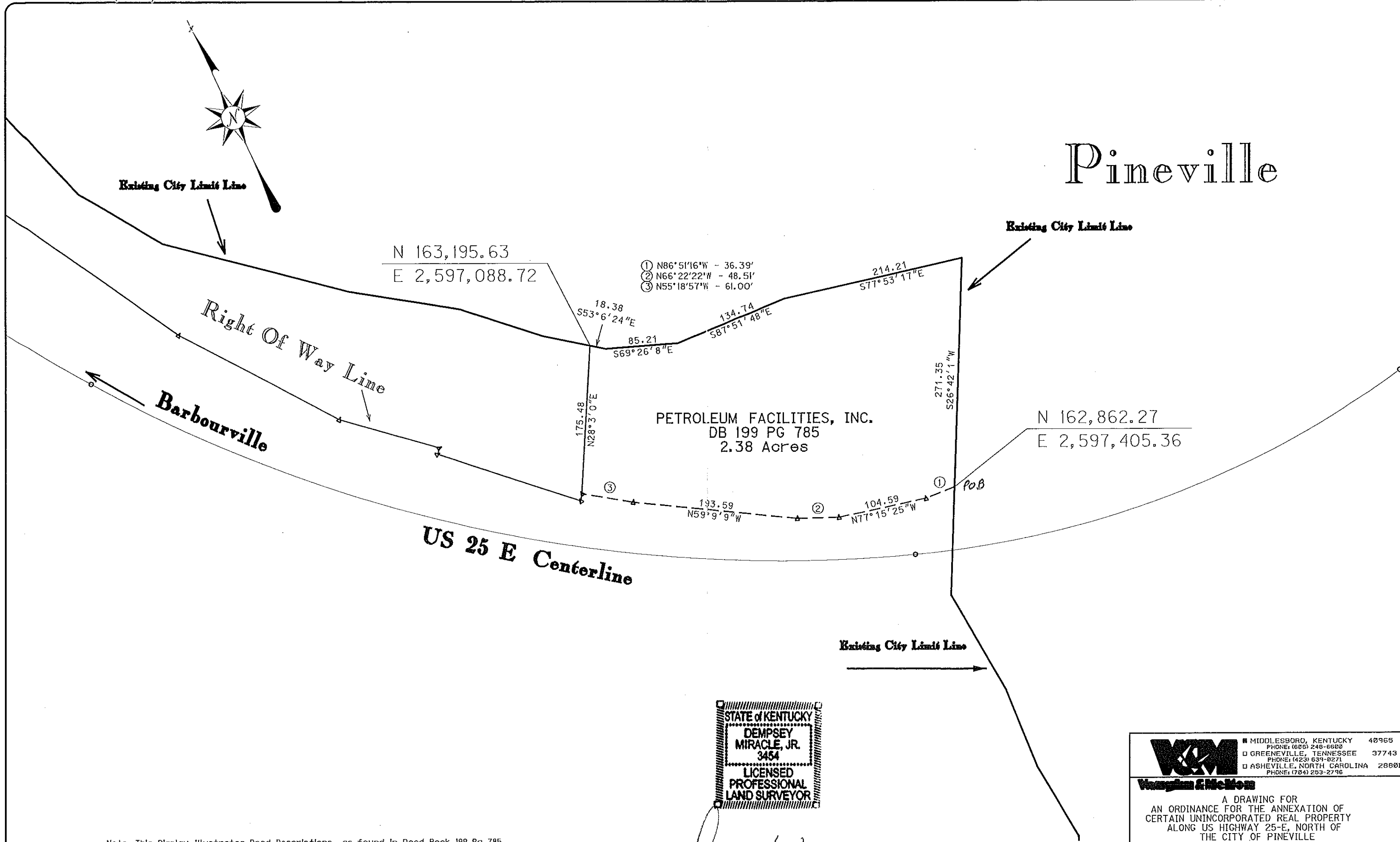


Dempsey Miracle, Jr.

9-24-A

Exhibit A

Pineville



Note: This Display Illustrates Deed Descriptions as found in Deed Book 199 Pg 785
And Record plans for the Highway Right of Way no Field Surveys have been performed at this time
This drawing is for the purpose of illustrating and annexation dated December 21, 1992

STATE of KENTUCKY
DEMPSEY
MIRACLE, JR.
3454
LICENSED
PROFESSIONAL
LAND SURVEYOR

Dempsey Miracle Jr. 9-29-14
Dempsey Miracle Jr. PLR 3454

100 200 300

1 Inch = 100 Feet

V&M
Vaughn & Melton

MIDDLESBORO, KENTUCKY 40965
PHONE: (606) 248-6600
GREENEVILLE, TENNESSEE 37743
PHONE: (423) 639-0271
ASHEVILLE, NORTH CAROLINA 28801
PHONE: (704) 253-2796

A DRAWING FOR
AN ORDINANCE FOR THE ANNEXATION OF
CERTAIN UNINCORPORATED REAL PROPERTY
ALONG US HIGHWAY 25-E, NORTH OF
THE CITY OF PINEVILLE

SCALE: 1"=100'
DATE: 05/28/2014

DRAWN BY: JWH
PROJECT NO. 11410-00

CHK BY: DJM
SHEET: 1

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